



**PLANNING, ZONING AND BUILDING DEPARTMENT**

Town of Palm Beach  
360 S County Rd  
Palm Beach, FL 33480

**DEVELOPMENT REVIEW COMMITTEE REPORT**

**DRC MEETING:** 7/24/18

**APPLICATION NO.:** Z-18-00127 **APPLICATION TYPE:** SITE PLAN REVIEW WITH VARIANCE(S)

**ADDRESS:** 130 SUNRISE AVE SUITE: PH 7

**DESCRIPTION:**

1. A site plan modification with variances to allow five (5) retractable awnings totaling 873 square feet over the terrace on the seventh floor of a seven story condominium building. 2. A variance request to allow the awning at a height of 60.83 feet in lieu of the 23 1/2 foot maximum height allowed in the R-C Zoning District. 3. A variance request to allow the awnings on the existing seventh floor penthouse of a seven story building in lieu of the two story building maximum allowed in the R-C Zoning District. 4. A variance to allow the awnings at an overall height of 62.67 feet in lieu of the 26 1/2 foot maximum allowed in the R-C Zoning District for a flat roof. 5. A front yard setback of 29.83 feet to Sunset Avenue in lieu of the 122.11 foot minimum required.

<b><u>DEPARTMENT</u></b>	<b><u>NAME/TITLE</u></b>	<b><u>DATE</u></b>	<b><u>COMMENT</u></b>
BUILDING OFFICIAL	William Bucklew, Building Official	7/23/2018	No comments at this time.
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	8/28/2018	No Comments.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	7/25/2018	There are no fire code concerns with this project
PZB - PLANNING AND ARCHITECTURAL REVIEW	John Lindgren, Planning Administrator-Project Manager	8/1/2018	This project will require ARCOM review and approval as a major combination project.
POLICE DEPARTMENT	Benjamin Alma, Code Enforcement and Parking Manager	7/20/2018	No Comment
PZB DIRECTOR			No Comment
TOWN MANAGER	Jay Boodheshwar, Deputy Town Manager	8/1/2018	No Comment
PZB - ZONING	Paul Castro, Zoning Administrator	8/29/2018	The Code requires extensive street setback when a building front more than one street. This building is nonconforming to height which requires extensive setback requirements. This should be requirement studied for change in the future. There does appear to be a hardship for the placement of the proposed awnings.